

Ref Deed
53-4-67 48-420
53-4-68 48-421

Know all Men by these Presents,

That I, YVETTE G. ROY, of Waterville, in the County of
Kennebec and State of Maine,

17666

in consideration of one dollar and other valuable considerations,

paid by CLYDE L. WHEELER, of Waterville, in the County of Kennebec
and State of Maine, and VERNON I. AREY, of Monmouth, in the County
of Kennebec and State of Maine,

whose mailing address is P. O. Box 376, Waterville, ME 04901

**NO TRANSFER
TAX PAID**

the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and
convey unto the said Clyde L. Wheeler and Vernon I. Arey, their

heirs and assigns forever,

A certain lot or parcel of land, with buildings, located on
the Northerly side of Temple Street in Waterville, Kennebec
County, and State of Maine, and further bounded and described as
follows, to wit:

Beginning at a steel pin on the Northerly side of Temple
Street, said steel pin marking a Southwesterly corner of land of
the herein Grantor, Yvette G. Roy, as recorded in the Kennebec
County Registry of Deeds in Book 2600, Page 328, and in Book
2574, Page 142. Thence North eighty-eight degrees ten minutes
West (N 88° 10' W) along the Northerly side of Temple Street for
five feet (5'), more or less, to a point; thence North one degree
twelve minutes East (N 1° 12' E) along the land of the herein
Grantor for sixty feet (60'), more or less, to a point on the
Southerly line of land now or formerly owned by Peerless Realty
Company as recorded in the Kennebec County Registry of Deeds in
Book 1643, Page 217; thence South eighty-eight degrees ten
minutes East (S 88° 10' E) along the land of Peerless Realty
Company for five feet (5'), more or less, to a point on the
Westerly line of land of Yvette G. Roy as recorded in the
Kennebec County Registry of Deeds, in Book 2600, Page 328 and in
Book 2574, Page 142; thence South one degree twelve minutes West
(S 1° 12' W) along the land of the herein Grantor for sixty feet
(60'), more or less to the point of beginning.

The herein described parcel of land contains three hundred
(300) square feet, more or less, and is a portion of the premises
conveyed to the herein Grantor by deed of Reginald A. Roy, dated
January 23, 1975, and recorded in the Kennebec County Registry of
Deeds in Book 1792, Page 119. Together with a right of way over
a lot in Waterville as described in Book 1792, Page 119, to which
reference is made.

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To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said **Clyde L. Wheeler and Vernon I. Arey,** their

heirs and assigns, to them and their use and behoof forever.

And I do **covenant** with the said Grantees their heirs and assigns, that I am lawfully seized in fee of the premises, that they are free of all encumbrances

that I have good right to sell and convey the same to the said Grantee to hold as aforesaid; and

that I and my heirs shall and will **warrant and defend** the same to the said Grantees their heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, I, the said **YVETTE G. ROY,** single,

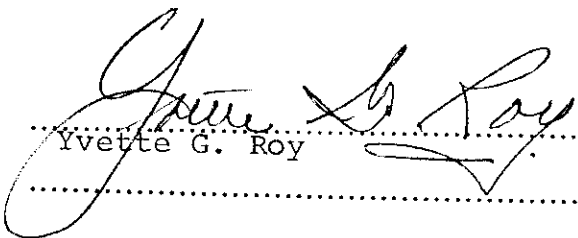
~~XXXXX~~

~~husband/wife of the said~~
~~XXXXXXXXXXXXXXXXXXXX~~

~~JOHN G. WHEELER and CLYDE L. WHEELER~~ and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set my hand and seal this first day of the month of August, A.D. 19 86.

Signed, Sealed and Delivered
in presence of

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.....


Yvette G. Roy

State of Maine, County of Kennebec


ss:

August 1, 19 86.

Then personally appeared the above named Yvette G. Roy

and acknowledged the foregoing instrument to be her free act and deed.

Before me,


Thomas A. Tilton Notary Public
Attorney at Law

RECEIVED KENNEBEC SS.
1986 AUG 13 AM 9:00
RECORDED FROM ORIGINAL